

The Retail At 608 Fifth Avenue



BOLD

MODERN

CHIC

BRAND FORWARD

KORS

W 42nd St



608

60

Insignia



PRIME RETAIL OPPORTUNITY

Boasting **20,000 - 45,000 square feet** of large-scale retail, 608 Fifth Avenue sits prominently on the world's most coveted shopping corridor. Located on the corner of **Fifth Avenue** and 49th Street in Rockefeller Center, the retail space gives way to **59 feet of frontage** on Fifth Avenue and 140 feet of frontage on 49th Street. Proximity to some of the **world's best shopping, hotels, and dining** are only a few of the exclusive benefits accompanying this **prime retail location**.



608

60







Farley Post Office

Port Authority Bus Terminal

The Retail At
608
Fifth Avenue
49th Street

Madison Square Garden

Top of The Rock

Rockefeller Center

Penn Station

Times Square

Central Park

Lord & Taylor

Bryant Park

The Peninsula Hotel

The Plaza Hotel

Empire State Building

Grand Central Terminal

St. Regis Hotel

Bergdorf Goodman

New York Public Library

Saks Fifth Avenue

St. Patrick's Cathedral

Apple Store

New Entrance to
Subway & Grand Central Terminal

Waldorf Astoria

LEXINGTON AVE

THIRD AVE

SECOND AVE

ACE

ACE

BDFM
NQR

8TH AVE
BROADWAY

AVE OF THE AMERICAS

FIFTH AVE

MADISON AVE

PARK AVE

E 37TH ST

E 38TH ST

E 39TH ST

E 40TH ST

E 41ST ST

E 42ND ST

E 43RD ST

E 44TH ST

E 45TH ST

E 46TH ST

E 47TH ST

E 48TH ST

E 49TH ST

E 50TH ST

E 51ST ST

E 52ND ST

E 53RD ST

E 54TH ST

E 55TH ST

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W 47TH ST

W 48TH ST

W 49TH ST

W 50TH ST

W 51ST ST

W 52ND ST

W 53RD ST

W 54TH ST

W 55TH ST

4 5 6

4 5 6

1 2 3

M

FIFTH AVE

FIFTH AVE

S

7 EXTENSION

7

W 43RD ST

W 44TH ST

W 45TH ST

W 46TH ST

E 47TH ST

E 48TH ST

E 49TH ST

MADISON AVE

E 54TH ST

E 55TH ST

SECOND AVE



NEW YORK CITY

DEMOGRAPHICS

- New York metropolitan area population: Nearly 20 million
- New York City population: More than 8.2 million
- Manhattan population: 1.6 million

TOURISM

- New York City is the nation's largest Central Business District with 52 million visitors in 2012
- \$32 billion was spent by visitors in 2012

BUSINESS AND FINANCE

- Home to the New York Stock Exchange and NASDAQ
- New York City estimated 2012 gross city product of \$448 billion
- 410 million square foot office market in New York City
- More than 200 newspapers and 350 consumer magazines have an office in New York City
- 45 Fortune 500 companies are headquartered in New York City
- New York City's film industry is the nation's second largest after Hollywood
- 30 Venture Capital Firms are based in New York City with 14 more operating outposts



FIFTH AVENUE, NEW YORK CITY

Fifth Avenue is the premier luxury retail district in North America—boasting flagship stores and boutiques for some of the world’s most elite department stores and designers, luxury jewelers, exquisite restaurants, and internationally renowned hotels.

New York City attracts 52 million tourists annually. Visitor spending has increased 70% since 2010. New York City is also home to more than 57 billionaires and 720,000 millionaires, making it the wealthiest city in the country. Fifth Avenue is one of the most trafficked streets and produces some of the highest retail sales in the world.

The New York Metropolitan Area tops the list of metro-area wealth centers and its total number of millionaires is greater than the combined total of the next three largest centers—Los Angeles, Chicago, and Washington, D.C. Additionally, the New York Metropolitan Area leads the nation in its population of ultra high net worth individuals with 7,720 people in the area with a net worth of \$30 million or more.

608 Fifth Avenue sits in the heart of the largest office market in the world. Approximately 410 million square feet of office space exists in New York City, of which 392 million is located in Manhattan. Manhattan’s office inventory is greater than the next 5 largest U.S. markets combined and features some of the most iconic and desired office properties in the world.

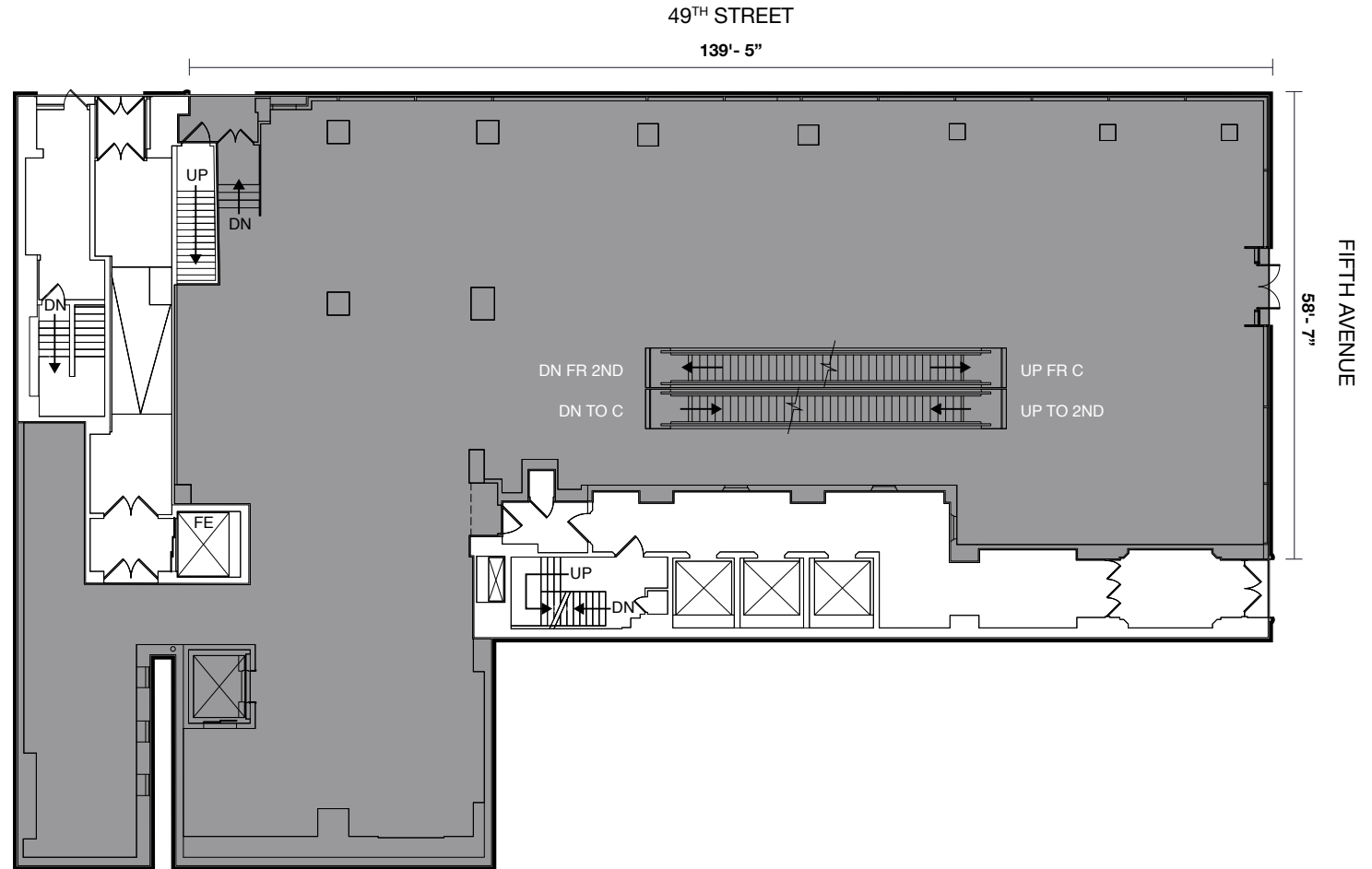
608 Fifth Avenue’s central location in the Midtown Manhattan submarket places it at the epicenter for business and activity in the world.

THE RETAIL OPPORTUNITY

FLOOR PLAN

GROUND LEVEL

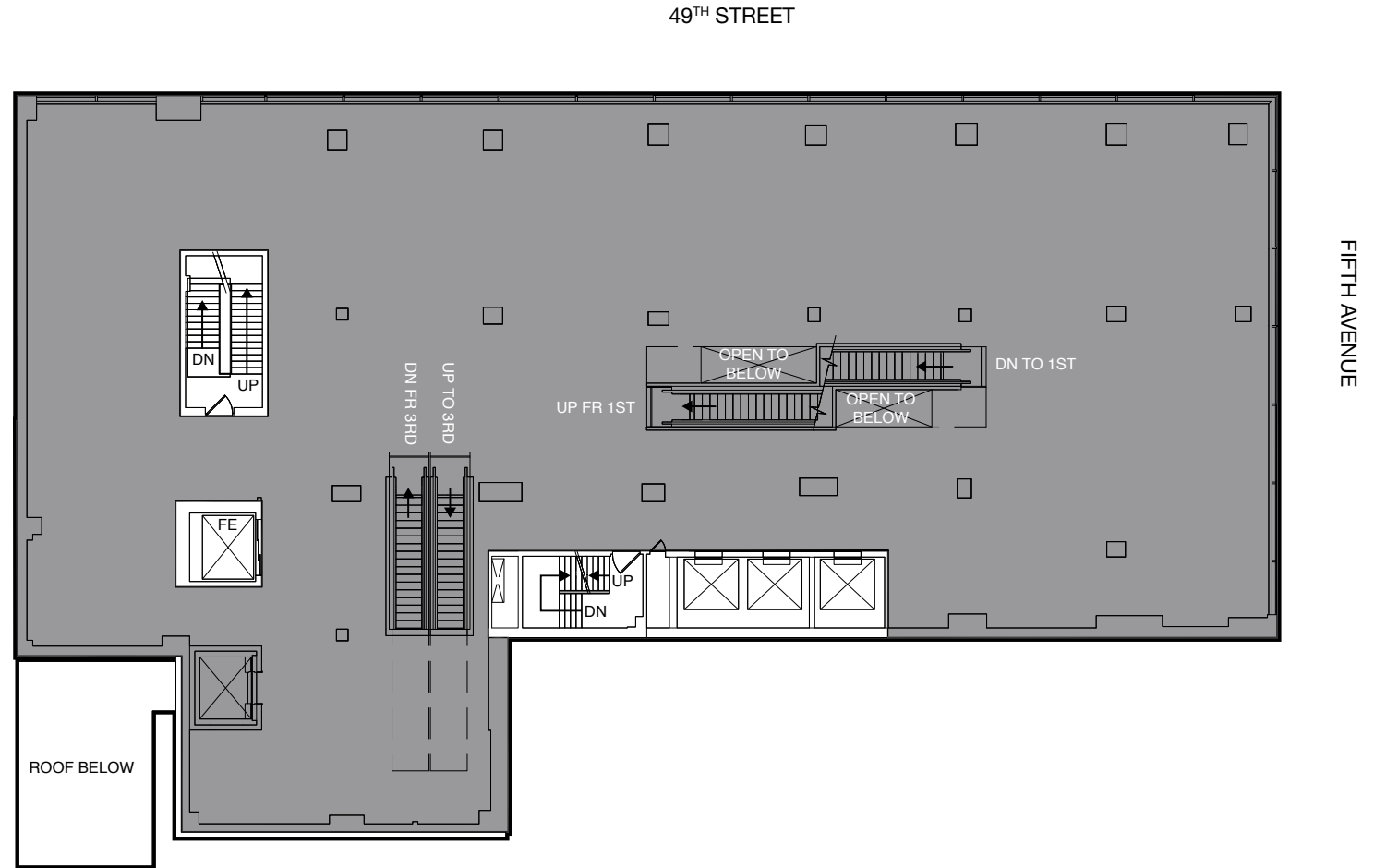
AVAILABLE SPACE: 10,172 SF
CEILING HEIGHT: 17'-4"



FLOOR PLAN

SECOND LEVEL

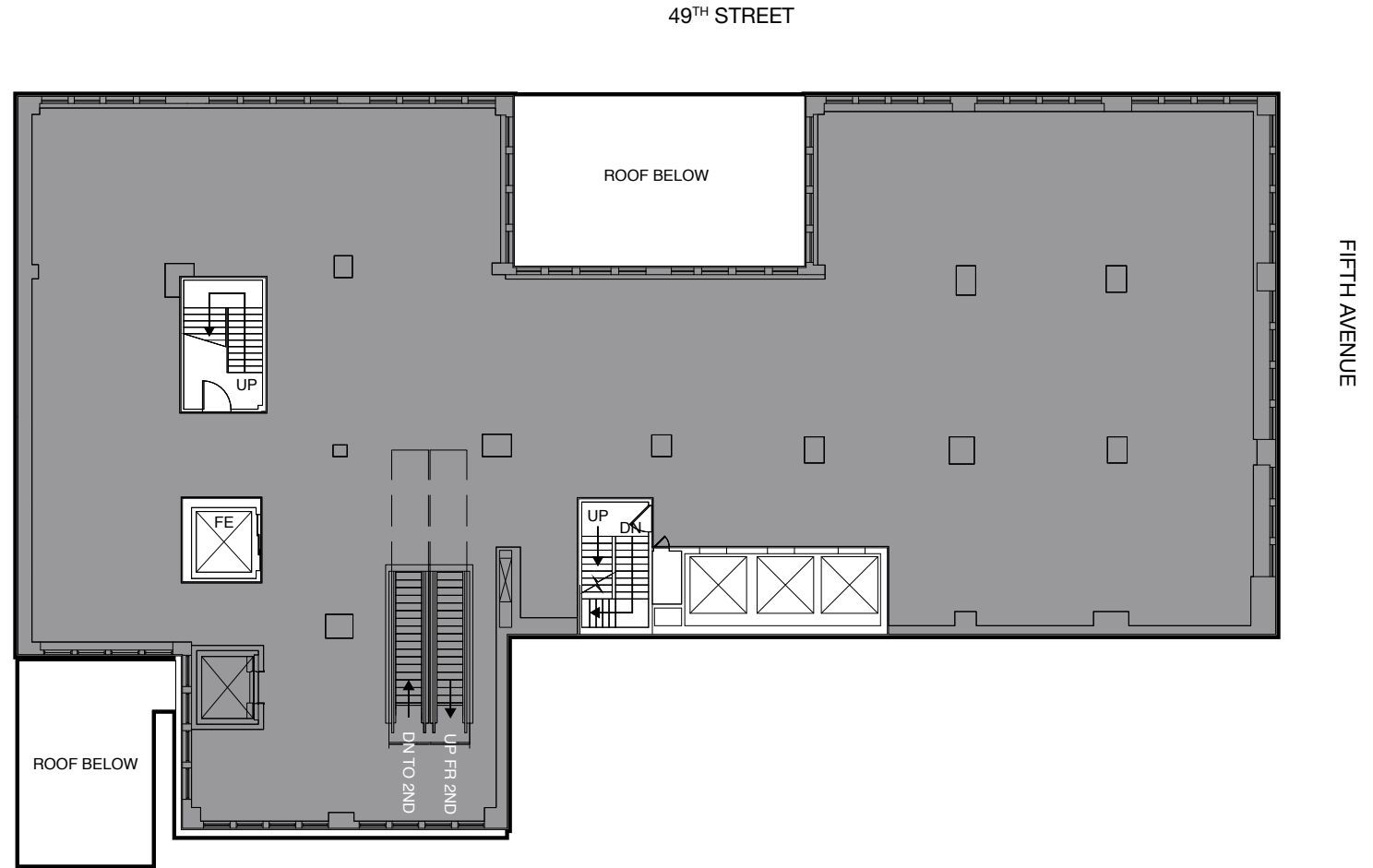
AVAILABLE SPACE: 11,565 SF
CEILING HEIGHT: 18'-6"



FLOOR PLAN

THIRD LEVEL

AVAILABLE SPACE: 10,750 SF
CEILING HEIGHT: 12'-6"

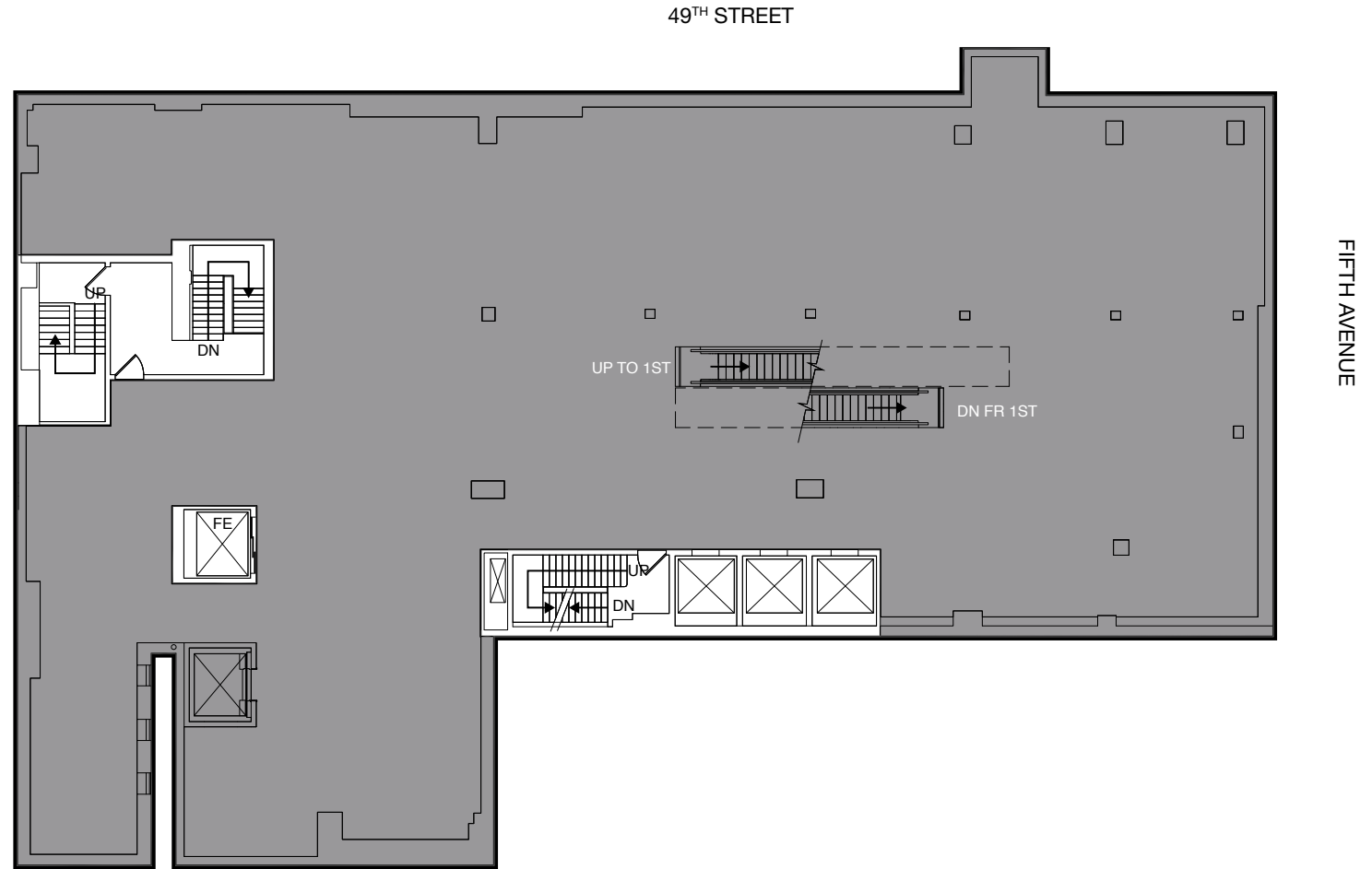


FIFTH AVENUE

FLOOR PLAN

CELLAR LEVEL

AVAILABLE SPACE: 11,800 SF
CEILING HEIGHT: 15'-3"





BOLD

MODERN

CHIC

URBAN
EDGE

KORS

W 49

ABOUT VORNADO REALTY TRUST

Vornado Realty Trust is a preeminent owner, manager and developer of office, retail and residential assets. Its portfolio of over 100 million square feet includes nationally recognized properties such as The Bloomberg Tower and the New York Stock Exchange headquarters in New York City, the retail block front of 1540 Broadway in Times Square, the 555 California Street skyscraper in San Francisco, and the historic Merchandise Mart in Chicago.

Vornado Realty Trust is one of the largest publicly traded REITs in the nation and an S&P 500 constituent. In 2012 Vornado commemorated 50 years on the New York Stock Exchange.

Vornado is Manhattan's largest owner/manager of urban retail, controlling over 2.7 million square feet in 50 properties situated in the most prestigious, expensive, and highly trafficked retail corridors in New York City including Fifth Avenue, Madison Avenue, Times Square, Herald Square-34th Street, and SoHo.

Vornado's creative approach to managing its spaces has resulted in innovative New York City flagships for companies such as Forever 21, Coach, and Disney. The company's understanding of core retail operations and its significant presence in some of the most desired retail corridors in the world have led to U.S. inaugural store placement for such retailers as H&M, Zara, Massimo Dutti, TopShop, Joe Fresh, and Belstaff as well as strategic leasing relationships with J. Crew, Whole Foods Market, and Limited Brands, amongst others.

Vornado also owns and manages leading centers in other urban retail markets. These marquee assets outside of New York City include Georgetown Park in Washington, D.C., Lincoln Road in South Beach, Miami, and Beverly Connection in Los Angeles.

Property data as of 6/30/2012. All information is from sources deemed reliable, however no representation or warranty is made to the accuracy thereof. Property information is submitted subject to errors, omissions, change of conditions prior to sale or lease or withdrawal without notice. Unauthorized use or reproduction of the images, renderings, plans and other depictions of such included properties and projects is strictly prohibited.

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